

# Local Market Update for May 2015

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Golden

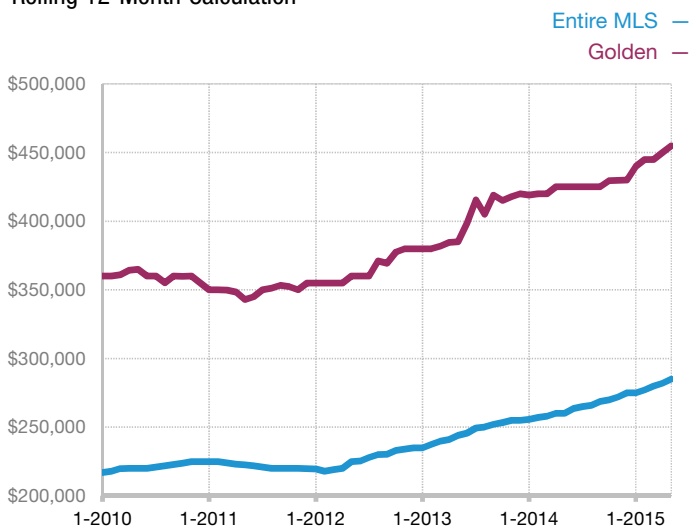
Single Family	May			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 05-2014	Thru 05-2015	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	217	<b>147</b>	- 32.3%	--	--	--
Under Contract	92	<b>96</b>	+ 4.3%	285	<b>379</b>	+ 33.0%
New Listings	125	<b>115</b>	- 8.0%	391	<b>432</b>	+ 10.5%
Sold Listings	63	<b>79</b>	+ 25.4%	231	<b>294</b>	+ 27.3%
Days on Market Until Sale	50	<b>29</b>	- 42.0%	60	<b>51</b>	- 15.0%
Median Sales Price*	\$468,000	<b>\$515,000</b>	+ 10.0%	\$425,000	<b>\$480,000</b>	+ 12.9%
Average Sales Price*	\$548,030	<b>\$551,335</b>	+ 0.6%	\$468,194	<b>\$509,741</b>	+ 8.9%
Percent of List Price Received*	98.3%	<b>100.2%</b>	+ 1.9%	98.0%	<b>98.8%</b>	+ 0.8%

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse-Condo	May			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 05-2014	Thru 05-2015	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	15	<b>18</b>	+ 20.0%	--	--	--
Under Contract	24	<b>30</b>	+ 25.0%	79	<b>68</b>	- 13.9%
New Listings	23	<b>32</b>	+ 39.1%	86	<b>84</b>	- 2.3%
Sold Listings	17	<b>12</b>	- 29.4%	70	<b>41</b>	- 41.4%
Days on Market Until Sale	23	<b>6</b>	- 73.9%	27	<b>13</b>	- 51.9%
Median Sales Price*	\$239,900	<b>\$313,000</b>	+ 30.5%	\$223,000	<b>\$262,700</b>	+ 17.8%
Average Sales Price*	\$284,178	<b>\$297,629</b>	+ 4.7%	\$247,529	<b>\$292,190</b>	+ 18.0%
Percent of List Price Received*	99.4%	<b>101.2%</b>	+ 1.8%	98.8%	<b>100.0%</b>	+ 1.2%

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



**Median Sales Price – Townhouse-Condo**  
Rolling 12-Month Calculation

